



AGENDA
HUNTINGTON BEACH OFFICE OF THE ZONING ADMINISTRATOR
Room B-8 – Lower Level - Civic Center
2000 Main Street
Huntington Beach California

WEDNESDAY, MARCH 28, 2007, 1:30 P.M.

ZONING ADMINISTRATOR: Mary Beth Broeren

STAFF MEMBERS: Ron Santos, Rami Talleh, Jeanie Cutler

MINUTES: None

ORAL COMMUNICATION: Anyone wishing to speak on an item not on the agenda may do so. No action can be taken by the Zoning Administrator on items not on the agenda.

SCHEDULED ITEMS:

- 1. PETITION DOCUMENT:** **CONDITIONAL USE PERMIT NO. 2006-015 (PATHWAYS TO INDEPENDENCE APARTMENTS)**
- APPLICANT:** Steve Sterbentz
- REQUEST:** To permit construction of a four-unit, three-story apartment building exceeding 25 feet in height. The project scope includes partial demolition, reconstruction and expansion of an existing structure.
- LOCATION:** 5111 Dunbar Avenue (north side of Dunbar Ave., east of Bolsa Chica Street)
- PROJECT PLANNER:** Ron Santos
- STAFF RECOMMENDS:** Approval with modifications based upon suggested findings and conditions of approval

Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the action taken by the Zoning Administrator is final unless an appeal is filed to the Planning Commission by you or by an interested party. Said appeal must be in writing and must set forth in detail the action and grounds by which the applicant or interested party deems himself aggrieved. Said appeal must be accompanied by a filing fee of One Thousand Two Hundred Eighty Seven Dollars (\$1287.00) if the appeal is filed by a single family dwelling property owner appealing the decision on his own property and One Thousand Five Hundred Sixty Nine Dollars (\$1569.00) if the appeal is filed by any other party. The appeal shall be submitted to the Secretary of the Planning Commission within ten (10) calendar days of the date of the Zoning Administrator's action or ten (10) working days for a coastal development permit.